

**A RESOLUTION AUTHORIZING CONTRACT BID15004  
TO UNITEMP, INC.  
FOR HVAC MAINTENANCE AND REPAIR SERVICES FOR  
MUNICIPAL FACILITIES**

**WHEREAS**, the Department of Public Works Building Maintenance Division is responsible for providing maintenance and repairs for municipal facilities; and

**WHEREAS**, the Township currently does not have a maintenance and repair contract for the heating, ventilation and air condition (HVAC) systems at the various municipal facilities; and

**WHEREAS**, due to the complexity of the systems, Director of Public Works Eric Chaszar, has made a recommendation to receive bids for said services; and

**WHEREAS**, on March 2, 2015 the Township Council of the Township of North Brunswick approved Resolution 96-3.15 authorizing the advertisement for receipt of bids for HVAC Maintenance and Repair Services for Municipal Facilities – BID15004; and

**WHEREAS**, the Deputy Municipal Clerk witnessed the receipt of seven (7) bids on March 26, 2015 and the lowest bid was submitted by Complete Building Solutions LLC; and

**WHEREAS**, during the review process Complete Building Solutions LLC did not attend the pre-bid meeting and acknowledged they did not meet the bid requirements and requested their bid be withdrawn; and

**WHEREAS**, Director Eric Chaszar has reviewed with Counsel and determined their bid unresponsive; and

**WHEREAS**, the second lowest bidder, Envirocon, also did not attend the pre-bid meeting and acknowledged they did not meet the bid requirements and was considered unresponsive; and

**WHEREAS**, the third lowest qualifying responsive and responsible bid was submitted by Unitemp, Inc. located at 26 World's Fair Drive, Somerset, NJ 08873, that attended the pre-bid meeting and during the review process provided documentation demonstrating they have the knowledge, skill and ability to perform the services requested; and

**WHEREAS**, Unitemp, Inc. proposed a price for services at 64% over prevailing wage rates for Middlesex County and a price for goods at 15% markup over cost; and

**WHEREAS**, this project will be funded from Buildings and Grounds OE for maintenance and routine repairs and existing Capital Ordinances for major repairs; and

**WHEREAS**, Ron Gordon with Decotiis, Fitzpatrick & Cole LLP, appointed Municipal Legal Counsel has reviewed the bid proposals and determined the bid submitted by Unitemp, Inc. the lowest responsive and responsible bidder under the provisions of the Local Public Contracts Law (N.J.S.A. 40A:11-1 et seq.) and all other provisions of the revised statutes of the State of New Jersey.

**NOW THEREFORE, BE IT RESOLVED**, that the bid of Unitemp, Inc. is hereby accepted.

**BE IT FURTHER RESOLVED**, on this 20<sup>th</sup> day of April, 2015 that the Township Council of the Township of North Brunswick does hereby authorize the Mayor to execute and the Township Clerk to witness an agreement with Unitemp, Inc. for HVAC Maintenance and Repair Services for Municipal Facilities pursuant to contract BID15004 in an amount not to exceed \$200,000.00 with a two year term (May 1, 2015-April 30, 2017) reserving the option for the one additional two year term.